

BILL NO. Z-71-08- 07

ZONING MAP ORDINANCE NO. Z- 154-71



AN ORDINANCE amending the City of Fort Wayne
Zoning Map No. G-9.

BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE,
INDIANA:

SECTION 1. That the area described as follows is hereby designated an R-1 District under the terms of Chapter 36, Municipal Code of the City of Fort Wayne, Indiana, 1946, as amended by General Ordinance No. 2836 and amendments thereto; and the symbols on the City of Fort Wayne Zoning Map No. G-9 referred to therein, established by Section 9, Article III of said Chapter as amended, are hereby changed accordingly, to-wit:

Affecting the following described space in the Northeast 1/4, Section 32, Township 31 North, Range 13 East, generally located North 152+ lineal feet and south 158+ lineal feet of the legal right of way of Karen Avenue, as recorded by Deed Record 547, Page 449 and Deed Record 623, Page 357, more particularly described as follows:

Beginning at the Southwest corner of Glenwood Park, Section 9, as recorded in Plat Book 25, Page 76 and 77; thence East 1,316+ lineal feet along and parallel to the South boundry line of said Glenwood Park, Section 9 to the centerline of Reed Road; thence South 440+ lineal feet along the centerline of said Reed Road to the Southeast corner of space now or formerly owned by Terry A. and Paula A. Rogers as described by instrument No. 71-5207; thence West 296+ lineal feet to the Southwest corner of space now or formerly owned by Richard R. and Lorraine M. Rondot as described by instrument No. 70-4189; thence North 80+ lineal feet parallel to the centerline of Reed Road to the Southeast corner of space now or formerly owned by Lawrence S. and A. Elizabeth Daniels as described by Deed Record 714, Page 437; thence Due West 1,019+ lineal feet along a line parallel to the South boundry line of said Glenwood Park, Section 9 to a point situated in the West right of way line of Ellwood Road as described by Deed Record 547, Page 449, said point more particularly described as being located on the East boundry line of Glenwood Park, as recorded by Plat Book 23, Page 1 and 2; thence North along said East boundry of Glenwood Park 360+ lineal feet to the point of beginning

SECTION 2. This Ordinance shall be in full force and effect from and after its passage, approval by the Mayor, and legal publication thereof.
APPROVED AS TO FORM
AND LEGALITY,  
CITY ATTORNEY Councilman

Read the first time in full and on motion by Tipton seconded by Robinson and duly adopted, read the second time by title and referred to the (Committee on) Regulations (and to the City Plan Commission for recommendation) (~~and Public Hearing to be held after due legal notice, at the Council Chambers, City Hall, Fort Wayne, Indiana, on~~ the _____ day of _____, 19____, at _____ o'clock _____ P.M., E.S.T.

Date: 8-10-71 Thad H. Bonahoom
City Clerk

Read the third time in full and on motion by Tipton seconded by Geake and duly adopted, placed on its passage.

Passed (~~LOST~~) by the following vote:

AYES 7, NAYS 0, ABSTAINED _____, ABSENT _____ to-wit:

Adams	<input checked="" type="checkbox"/>	_____	_____	_____
Dunifon	<input checked="" type="checkbox"/>	_____	_____	_____
Fay	<input checked="" type="checkbox"/>	_____	_____	<input checked="" type="checkbox"/>
Geake	<input checked="" type="checkbox"/>	_____	_____	_____
Nuckols	<input checked="" type="checkbox"/>	_____	_____	_____
Robinson	<input checked="" type="checkbox"/>	_____	_____	_____
Rousseau	<input checked="" type="checkbox"/>	_____	_____	_____
Steigerwald	<input checked="" type="checkbox"/>	_____	_____	_____
Tipton	<input checked="" type="checkbox"/>	_____	_____	_____

Date 8-24-71 10-12-71 Thad H. Bonahoom
City Clerk

Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as (Zoning Map) (~~General~~) (~~Annexation~~) (~~Special~~) (~~Appropriation~~) Ordinance (Resolution) No. 7-154-71 on the 15th day of October, 19 71.

ATTEST: (SEAL)

Thad H. Bonahoom
City Clerk

Thad H. Bonahoom
Presiding Officer

Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 15th day of August October, 19 71 at the hour of 8:30 o'clock A.M., E.S.T.

Thad H. Bonahoom
City Clerk

Approved and signed by me this 13th day of October, 19 71, at the hour of 11:04 o'clock A.M., E.S.T.

Harold S. Zeis
Mayor

RESOLUTION OF ZONING ORDINANCE AMENDMENT RECOMMENDATION

WHEREAS, the Common Council of the City of Fort Wayne, Indiana, on August 10, 1971, referred a proposed zoning map amendment to the City Plan Commission which proposed ordinance was designated as Bill No. Z-71-08-07; and,

WHEREAS, the required notice of public hearing on such proposed ordinance has been published as required by law; and,

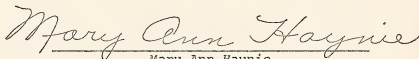
WHEREAS, the City Plan Commission conducted a public hearing on such proposed ordinance on September 20, 1971;

NOW THEREFORE, BE IT RESOLVED that the City Plan Commission does hereby recommend that such proposed ordinance DO PASS for the reasons that a need has been shown for the Land Use Plan to be amended, the amendment will be in the best interest of and benefit to the area involved and of and to the city, and the amendment will not be detrimental to and does not conflict with the overall city plan;

BE IT FURTHER RESOLVED that the Secretary is hereby directed to present a copy of this resolution to the Common Council at its next regular meeting.

This is to certify that the above is a true and exact copy of a resolution adopted at the meeting of the Fort Wayne City Plan Commission held September 27, 1971.

Certified and signed this
29th day of September 1971.



Mary Ann Haynie
Secretary

Bill No. Z-71-08-07

REPORT OF THE COMMITTEE ON REGULATIONS

We, your Committee on Regulations to whom was referred an Ordinance
amending the City of Fort Wayne Zoning Map No. G-9,

have had said Ordinance under consideration and beg leave to report back to the Common
Council that said Ordinance do PASS.

HERBERT G. TIPTON, Chairman

JACK K. DUNIFON, Vice-Chairman

THOMAS G. ADAMS

WILLIAM K. GEAKE

JOHN H. ROBINSON

Herbert G. Tipton
Jack K. Dunifon
Thomas G. Adams
Wm. K. Geake

CONCURRED IN

DATE 10-12-71 FUAD G. BONAHOOM, CITY CLERK

RECEIPT

N^o 72

GENERAL FUND

FT. WAYNE, IND.,

May 24 1971

RECEIVED FROM

John Ankenbruck

\$50⁰⁰

THE SUM OF

Fifty and ^{no}/₁₀₀

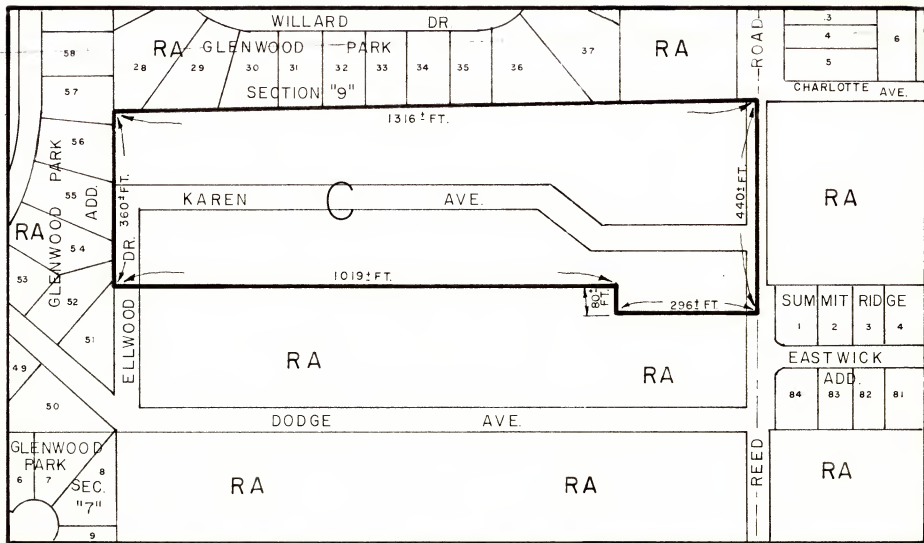
DOLLARS

ON ACCOUNT OF

Petition to rezone Kues Ave.
between Glenwood Blvd & Reed Rd

Ann Richter

AUTHORIZED SIGNATURE



"C" CHANGE FROM RA TO RI

Z-71-08-07

<u>Tract No.</u>	<u>Description</u>	
80	W 100 of N 152 ft. SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Hobbs)
85	E 100 of W 200 of N 152 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Reed)
4	E 100 of W 300 of N 152 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Auk.)
73	E 100 of W 400 of N 152 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Zuckerman)
74	E 100 of W 500 of N 152 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Toenges)
75	E 100 of W 600 of N 152 ft. SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Wells)
76	E 100 of W 700 of N 152 ft. SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Stewart)
77	E 100 of W 800 of N 152 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Gibson)
78	E 107.5 of W 907.5 of N 152 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Lilly)
21	E 106 of W 1012.5 of FRL N 250 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(van Ryn)
44	S 80 of N 240 of W 140 of E 200 ft. SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Dries)
79	E 100 of W 150 of S 158 of N 360 ft. SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Kamug)
83	E 100 of W 250 of S 158 of N 360 ft. SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Smith)
87	E 100 of W 350 of S 158 of N 360 ft. SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Anderson)
86	E 100 of W 450 of S 158 of N 360 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Trullow)
89	E 100 of W 550 of S 158 of N 360 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Christina)
90	E 100 of W 650 of S 158 of N 360 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Ruch)
68	E 100 of W 750 of S 158 of N 360 ft. SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Wells)
81	E 100 of W 850 of S 158 of N 360 ft SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Galentine)
99	S 158 of N 360 of E 90 of W 940 ft Ex. NE Tri. Sp. SE $\frac{1}{4}$ NE $\frac{1}{4}$	(Wells)
98	W 80 of E 253.75 of FRL N 95 ft. S of Karon Ave. NE $\frac{1}{4}$	(Doris)
97	W 75 of E 273.75 of N 150.5 ft of Karon Ave NE $\frac{1}{4}$	(Rundel)

PETITION TO REZONE

We, the undersigned, being the owners of more than fifty-one (51) percent of the real estate hereinafter described, do hereby respectfully petition the Common Council to enact an ordinance to reclassify from a/an _____ District to a/an _____ District, the real estate described as follows, to-wit:

Mervin D. Jutting Charlotte Jutting 2637 Reed Rd.
Wm. L. Bradley & Patricia L. Bradley of 4530 Karen
Dale M. Smith & Joyce A. Smith 4412 Karen Ave
Robert K. Anderson Patricia J. Anderson 4414 Karen Ave
Ralph McElhen & Bonnie McElhen 4419 Karen Ave

PETITION TO REZONE

We, the undersigned, being the owners of more than fifty-one (51) percent of the real estate hereinafter described, do hereby respectfully petition the Common Council to enact an ordinance to reclassify from a/an RA District to a/an R1 District, the real estate described as follows, to-wit:

Karen Ave. between Glenwood Park Add. and Reed Road.

(Legal Description Attached).

Total of 20 property owners

	Address:
<i>Mr. & Mrs. A. E. Mancil</i>	4408 Karen Ave.
<i>Ed. Frederick A. Reed - Mary A. Reed</i>	4407 Karen Ave.
<i>James E. Galentine</i>	4416 Karen Ave.
<i>George E. Gloria - Irene Gloria</i>	4510 Karen Ave.
<i>Harold A. Tolengs - Barbara Tolengs</i>	4509 Karen Ave.
<i>Paul Holson & Irene Holson</i>	4401 Karen Ave.
<i>Ed. Kenneth E. & Phyllis A. Van Ryn</i>	4711 Karen Ave.
<i>John & Mrs. H. H. H. H. H. H.</i>	4415 Karen Ave.
<i>Lawrence T. & Dorothy Stuart</i>	4506 Karen Ave.
<i>Leona & Gibson - Lewis E. Gibson</i>	4611 Karen
<i>Ed. Richard R. Rondot & Lorraine M. Rondot</i>	4720 Karen Ave.
<i>Ed. Juanita J. Shelby & Thomas Shelby</i>	4619 Karen Ave.

PETITION FOR ZONING ORDINANCE AMENDMENT

TO: COMMON COUNCIL OF THE
CITY OF FORT WAYNE, INDIANA

No. _____

DATE FILED: _____

INTENDED USE: _____

I/We _____
Applicant's Name or Names

Do hereby petition your Honorable Body to amend the Zoning Map of Fort Wayne, Indiana by reclassifying from an _____ District to a _____ District the property described as follows:

Affecting the following described space in the Northeast 1/4, Section 32, Township 31 North, Range 13 East, generally located North 152± lineal feet and South 158± lineal feet of the legal right of way of Karen Avenue, as recorded by Deed Record 547, Page 449 and Deed Record 623, Page 357, more particularly described as follows.

General Description (Prepared by Planning Staff)

(See reverse side)

Legal Description

Legal Description Checked by (City Engineer) _____

The Undersigned applicant (s) upon the execution and submission of this application and petition for zoning ordinance amendment, understands and agrees that:

All requests for continuances or requests that ordinances be taken under advisement shall be filed in writing in the Office of the City Plan Commission by noon on the Wednesday preceding the meeting of the City Plan Commission at which the ordinance is to be considered. If the request for a continuance or for the ordinance to be taken under advisement is filed within the required time, the head of the Plan Commission staff shall not put the matter on the agenda for the meeting at which it was to be considered. Also, in the event, a request is filed for continuance or delay in the consideration of an ordinance, it shall be the obligation of the petitioner to notify the same property owners which the Plan Commission had notified by mail that the hearing has been postponed or rescheduled and informing him of the time and place of the next meeting at which the proposed ordinance will be considered. In the event the time and place of the meeting is not known at the time that the request for continuance is filed, it shall be the duty of the petitioner to notify all persons notified by the Plan Commission Office when the time and place of hearing is determined.

I/We hereby certify that as the undersigned, I am / We are the owner (s) of fifty-one percentum or more of the property described in this petition.

Name	Address	Signature
_____	_____	_____
_____	_____	_____
_____	_____	_____

This petition for zoning ordinance amendment prepared by:

Name	Address	Telephone Number
_____	_____	_____

City Plan Commission - One Main Street - City-County Building - Fort Wayne, Indiana - 423-7571

Beginning at the Southwest corner of Glenwood Park, Section 9, as recorded in Plat Book 25, Page 76 and 77; thence East 1,316± lineal feet along and parallel to the South boundry line of said Glenwood Park, Section 9 to the centerline of Reed Road; thence South 440± lineal feet along the centerline of said Reed Road to the Southeast corner of space now or formerly owned by Terry A. and Paula A. Rogers as described by instrument no 71-5207; thence West 296± lineal feet to the Southwest corner of space now or formerly owned by Richard R. and Lorraine M. Rondot as described by instrument no. 70-4189; thence North 80± lineal feet parallel to the centerline of Reed Road to the Southeast corner of space now or formerly owned by Lawrence S. and A. Elizabeth Daniels as described by Deed Record 714, Page 437; thence due West 1,019± lineal feet along a line parallel to the South boundry line of said Glenwood Park, Section 9 to a point situated in the West right of way line of Ellwood Road as described by Deed Record 547, Page 449, said point more particularly described as being located on the East boundry line of Glenwood Park, as recorded by Plat Book 23, Page 1 and 2; thence North along said East boundry of Glenwood Park 360± lineal feet to the point of beginning.

Common Council-City of Ft. Wayne
(Governmental Unit)

To.....NEWS-SENT INEL.....Dr.

Allen County, Ind.

FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

LINE COUNT

Display Matter (Must not exceed two actual lines, neither of which shall total more than four solid lines of the type in which the body of the advertisement is set)
— number of equivalent lines

Head number of lines

Body number of lines

Tail number of lines

Total number of lines in notice

—

113

1

114

COMPUTATION OF CHARGES

114 lines.....columns wide equals.....equivalent lines at \$288¢
cents per line \$ 32.83

Additional charge for notices containing rule or tabular work (50 per cent of above amount)

Charge for extra proofs of publication (50 cents for each proof in excess of two)

TOTAL AMOUNT OF CLAIM

\$ 32.83

DATA FOR COMPUTING COST

Width of single column 11 ems

Size of type 5½ point

Number of insertions 2

Size of quad upon which type is cast 5½

Pursuant to the provision and penalties of Ch. 89, Acts 1967,

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

A. M. Hostman

Date November 9, 1971

Title Clerk

PUBLISHER'S AFFIDAVIT

State of Indiana }
Allen County } ss:

Personally appeared before me, a notary public in and for said county and state, the undersigned A. M. Hostman who, being duly sworn, says that she is Clerk of the NEWS-SENT INEL

a DAILY newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 2 time(s), the dates of publication being as follows:

October 2, 1971

November 4, 1971

Subscribed and sworn to before me this 9th day of November 1971

Cuth Hapleton

Notary Public

My commission expires March 8, 1974



Date November 9, 1971Title CLERK

Legal Notices

Notice is hereby given that on the 12th day of October, 1971, the Common Council of the City of Fort Wayne, Indiana, in a Regular Session, did pass the following Zoning Map Ordinance, to-wit:

Bill No. Z-71-98-07

ZONING MAP ORDINANCE NO. Z-154-71
AN ORDINANCE amending the City of Fort Wayne Zoning Map No. G-9.
BE IT ORDAINED BY THE COMMON COUNCIL OF THE CITY OF FORT WAYNE, INDIANA:

SECTION 1. That the area described as follows is hereby designated on R-1 District under the terms of Chapter 36, Municipal Code of the City of Fort Wayne, Indiana, 1965, as amended by General Ordinance No. 2-154-71, and the amendments thereto, and the symbols on the City of Fort Wayne Zoning Map No. G-9 referred to in said Chapter 36, Ordinance No. 2-154-71 of said Chapter 36, as amended, are hereby changed accordingly to-wit:

Affecting the following described space in the Northwest 1/4, Section 22, Township 31 North, Range 13 East, generally located North 152 + or - lined feet east and south 158 + or - lined feet of the east right of way of Koran Avenue, as recorded by Deed Record 547, Page 449 and Deed Record 547, Page 357, Beginning at the intersection of the corner of Glenwood Park, Section 9, as recorded in Plat Book 23, Page 1 and 2, 77' thence East 1,214 + or - lined feet along and parallel to the South boundary line of said Glenwood Park, Section 9 to the centerline of Reed Road to the South 440 + or - lined feet along the centerline of said Reed Road to the Southeast corner of space now or formerly owned by TERRY A. and Paula A. Bynum as described by Instrument No. 71-0077 thence West 24 + or - lined feet to the Southwest corner of space now or formerly owned by Richard R. and Lorraine M. Bander as described by Instrument No. 70-4189 thence North 60 + or - lined feet parallel to the centerline of Reed Road to the Southeast corner of space now or formerly owned by Lawrence S. and A. Elizabeth Daniels as described by Deed Record 715, Page 447 thence due West 1,219 + or - lined feet along a line parallel to the South boundary line of said Glenwood Park, Section 9 to a point situated in the West right of way line of Ellwood Road 23' described by Deed Record 547, Page 449, said point more particularly described as being located on the East boundary line of Glenwood Park, as recorded by Plat Book 23, Page 1 and 2, thence North along said East boundary of Glenwood Park 361 + or - lined feet to the point of beginning.

SECTION 2. This Ordinance shall be in full force and effect from and after its passage, approved by the Mayor, and legal publication thereon.

HERBERT G. TIPTON, Councilman.
Read the third time in full and on motion by Tipton seconded by Gieske and duly adopted, placed on its passage. Passed by the following vote:

Ayes: seven.
A. O. S. S., Donifan, Geoke, Nuckols, Robinson, Stelgerwald, Tipton.
Nays: none.

Assent given to-wit: Councilman Pay.
Date: October 15, 1971.

FUAD G. BONAHOOM, City Clerk.
Passed and adopted by the Common Council of the City of Fort Wayne, Indiana, as Zoning Map Ordinance No. Z-154-71 on the 12th day of October, 1971.

ATTEST:
FUAD G. BONAHOOM, City Clerk.
Presented by me to the Mayor of the City of Fort Wayne, Indiana, on the 13th day of October, 1971 at the hour of 8:30 o'clock A.M. E.S.T.

FUAD G. BONAHOOM, City Clerk.
Approved and signed by me this 13th day of October, 1971, at the hour of 11:30 o'clock A.M. E.S.T.

HAROLD S. ZEIS, Mayor.
I, Fuad G. Bonaohoom, Clerk of the City of Fort Wayne, Indiana, do hereby certify that the above and foregoing is a full, true, and complete copy of Zoning Map Ordinance No. Z-154-71, passed by the Common Council on the 12th day of October, 1971, and that said Ordinance was duly signed and approved by the Mayor on the 13th day of October, 1971, and now remains on file and on record in my office.

WITNESS my hand and the official seal of the City of Fort Wayne, Indiana, this 14th day of October, 1971.

FUAD G. BONAHOOM, City Clerk.

PUBLISHER'S AFFIDAVIT

State of Indiana
Allen County } as:

Personally appeared before me, a notary public in and for said county and state, the undersigned ARVILLA DEWALD who, being duly sworn, says that she is CLERK of the

JOURNAL-GAZETTE

a DAILY newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA

in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 2 time S, the dates of publication being as follows:

October 28, 1971

November 4, 1971

Subscribed and sworn to before me this 9th day of November 1971

Edith Stapleton
Notary Public

My commission expires March 8, 1974

Common Council-City of Ft. Wayne
(Governmental Unit)

To JOURNAL-GAZETTE Dr.

Allen County, Ind.

FORT WAYNE, INDIANA

PUBLISHER'S CLAIM

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— number of equivalent lines

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Total number of lines in notice

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113

1

114

COMPUTATION OF CHARGES

114 lines columns wide equals equivalent lines at 288¢
cents per line \$ 32.83

Additional charge for notices containing rule or tabular work (50 per cent of above amount)

Charge for extra proofs of publication (50 cents for each proof in excess of two)

TOTAL AMOUNT OF CLAIM

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DATA FOR COMPUTING COST

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Size of type 5½ point

Number of insertions 2

Size of quad upon which type is cast 5½

Pursuant to the provision and penalties of Ch. 89, Acts 1967,

I hereby certify that the foregoing account is just and correct, that the amount claimed is legally due, after allowing all just credits, and that no part of the same has been paid.

Date November 9, 1971

Title CLERK

Legal Notices

Notice is hereby given that on the 12th day of November 1971, at Fort Wayne, Indiana, Allen County, ss:

PUBLISHER'S AFFIDAVIT

State of Indiana
Allen County } ss:

Personally appeared before me, a notary public in and for said county and state, the undersigned ARVILLA DEWALD who, being duly sworn, says that she is CLERK of the

JOURNAL-GAZETTE

DAILY newspaper of general circulation printed and published in the English language in the city of FORT WAYNE, INDIANA, in state and county aforesaid, and that the printed matter attached hereto is a true copy, which was duly published in said paper for 2 time 5, the dates of publication being as follows:

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